

SNAPSHOT of HOME Program Performance--As of 06/30/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Kern County

State: CA

PJ's Total HOME Allocation Received: \$36,492,556

PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:			PJs in State: 92				
% of Funds Committed	<div>95.47 %</div>	<div>93.35 %</div>	<div>22</div>	<div>93.41 %</div>	<div>72</div>	<div>69</div>	
% of Funds Disbursed	<div>77.88 %</div>	<div>85.12 %</div>	<div>68</div>	<div>84.68 %</div>	<div>13</div>	<div>17</div>	
Leveraging Ratio for Rental Activities	<div>4.35</div>	<div>5.84</div>	<div>1</div>	<div>4.72</div>	<div>100</div>	<div>100</div>	
% of Completed Rental Disbursements to All Rental Commitments***	<div>76.94 %</div>	<div>72.98 %</div>	<div>43</div>	<div>80.76 %</div>	<div>24</div>	<div>22</div>	
% of Completed CHDO Disbursements to All CHDO Reservations***	<div>70.71 %</div>	<div>61.88 %</div>	<div>36</div>	<div>68.18 %</div>	<div>46</div>	<div>45</div>	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	<div>83.82 %</div>	<div>77.72 %</div>	<div>40</div>	<div>80.32 %</div>	<div>52</div>	<div>50</div>	
% of 0-30% AMI Renters to All Renters***	<div>33.82 %</div>	<div>39.58 %</div>	<div>57</div>	<div>45.16 %</div>	<div>30</div>	<div>29</div>	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	<div>100.00 %</div>	<div>92.53 %</div>	<div>1</div>	<div>95.04 %</div>	<div>100</div>	<div>100</div>	
Overall Ranking:			In State:	<div>29 / 92</div>	Nationally:	<div>41</div> <div>46</div>	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	<div>\$34,263</div>	<div>\$33,130</div>		<div>\$26,037</div>	<div>482</div> Units	<div>54.60 %</div>	
Homebuyer Unit	<div>\$5,397</div>	<div>\$20,348</div>		<div>\$14,755</div>	<div>222</div> Units	<div>25.20 %</div>	
Homeowner-Rehab Unit	<div>\$39,309</div>	<div>\$27,021</div>		<div>\$20,487</div>	<div>178</div> Units	<div>20.20 %</div>	
TBRA Unit	<div>\$0</div>	<div>\$2,819</div>		<div>\$3,225</div>	<div>0</div> Units	<div>0.00 %</div>	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Kern County CA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$88,112	\$51,592	\$43,140
State:*	\$131,762	\$111,680	\$27,980
National:**	\$92,323	\$73,745	\$23,292

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.03

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	16.8	28.6	47.8	0.0
Black/African American:	8.5	1.4	3.4	0.0
Asian:	0.2	0.0	0.0	0.0
American Indian/Alaska Native:	0.6	0.9	2.2	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.2	0.9	0.0	0.0

ETHNICITY:				
Hispanic	73.7	68.2	46.6	0.0

HOUSEHOLD SIZE:				
1 Person:	22.4	14.1	42.1	0.0
2 Persons:	9.1	14.1	35.4	0.0
3 Persons:	15.4	20.9	9.0	0.0
4 Persons:	21.2	25.5	7.9	0.0
5 Persons:	17.2	15.5	3.4	0.0
6 Persons:	9.8	5.9	2.2	0.0
7 Persons:	2.9	2.7	0.0	0.0
8 or more Persons:	2.1	1.4	0.0	0.0

HOUSEHOLD TYPE:				
Single/Non-Elderly:	27.8	12.7	12.9	0.0
Elderly:	2.5	3.6	66.9	0.0
Related/Single Parent:	17.0	15.5	6.2	0.0
Related/Two Parent:	38.2	55.5	8.4	0.0
Other:	14.5	12.7	5.6	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:		
Section 8:	5.4	0.0 #
HOME TBRA:	2.3	
Other:	28.4	
No Assistance:	63.9	

of Section 504 Compliant Units / Completed Units Since 2001 63

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Kern County

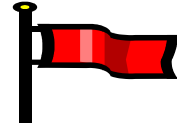
State: CA

Group Rank: 41
(Percentile)

State Rank: 29 / 92 PJs

Overall Rank: 46
(Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.37%	76.94	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 49.28%	70.71	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	83.82	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.81%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.070	3.77	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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